
Project Update: Building Demolition Planned

Eagle Zinc Site
Hillsboro, Illinois

May 2011

Contact EPA

These Eagle Zinc site team members are available to answer questions or provide more information about the lead sampling and remedial design:

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8:30 a.m. – 4:30 p.m., weekdays

Read the documents

Site-related documents and files may be viewed at the following location:

Hillsboro Public Library
214 School St.

On the Web

www.epa.gov/region5/sites/eaglezinc

The U.S. Environmental Protection Agency plans to oversee the demolition and disposal of contaminated buildings on the Eagle Zinc property later this year. At the same time, the Agency is investigating soil, sediment and water contamination in and around the site with the goal of proposing a final cleanup plan for the area.

EPA often divides complex cleanup sites into smaller, more manageable sections called “operable units” or OUs. The Eagle Zinc site contains two OUs. OU1 covers the building demolition and on-site storage of the debris while OU2 focuses on contaminated soil, sediment (mud), ground water (underground supply of fresh water) and surface water.

EPA will hold a public meeting or availability session to discuss the work being done at OU1 and OU2 if the community expresses interest. Please contact Nefertiti Simmons or Ginny Narsete (see left-hand box) to request a public meeting.

Site background

The Eagle Zinc site is located in the city and township of Hillsboro in Montgomery County, Illinois. The 132-acre property is located in a mixed commercial/industrial/residential area in northeast Hillsboro. The location extends from Smith Road on the north to the Middle Fork of Shoal Creek on the south. Zinc processing operations took place at the Site from 1912 to



2003, including the production of sulfuric acid and zinc oxide. Manufacturing byproducts are concentrated in 15 waste or residue piles, which are mainly located in the central and southern portions of the site although waste material is widely scattered across that area. A large pond that formerly provided water for the facility sits in the southwest corner.

Eagle Zinc, a division of T.L. Diamond Inc., owns the property. The investigations and cleanup actions at the location are funded in part by a legal settlement reached between EPA and T.L. Diamond. The majority of the cleanup, however, will be paid by taxpayer money.

The location is zoned industrial by the city of Hillsboro and legal restrictions on the property limit future uses to industrial and commercial purposes. Local authorities have expressed significant interest in redeveloping the site.

The leftover materials and contaminated residue on-site were sampled as part of several environmental investigations. EPA discovered lead levels exceeding the Agency's industrial health standards. Potential health risks exist for people who become exposed to these materials such as site workers or trespassers. In 2007, Eagle Zinc was listed on the National Priorities List. The NPL is a roster of the nation's hazardous waste sites eligible for cleanup under EPA's Superfund program.

OU1 update

EPA signed a document (with Illinois EPA concurrence) called a "record of decision" or ROD outlining the selected cleanup steps for the site buildings. This cleanup plan is a short-term action to control contamination associated with dilapidated buildings on the Eagle Zinc site.

After the ROD was signed, the two agencies began working on what is called the "remedial design" for the selected cleanup steps. During the design phase, the cost rose from \$3.8 million to \$6.2 million because officials found additional work needed to be done to protect people's health and the environment. An explanation of significant differences or ESD is being drafted to explain the cost increase in detail. The ESD will be available for the public in the information repository upon its completion.

Here is an outline of the OU1 cleanup:

- The demolition of 22 buildings on-site, including manufacturing and office buildings and laboratories. The buildings will be demolished with excavators, crane and balls, forklifts and other equipment.

- Off-site disposal of asbestos-containing material and decay-prone waste.
- Recycling of steel, metal, bricks and other reusable material.
- Consolidation of demolition debris into a constructed cell covering 0.8 acres and rising 8-feet high. The cell will hold approximately 11,600 cubic yards of debris and will be covered by 6 inches of clay and 6 inches of soil and native vegetation.
- All nonhazardous waste will be managed on-site under the one-foot soil cover. Any hazardous waste will be contained on-site until a long-term cleanup plan is in place.

OU2 update

The site's responsible parties conducted what is called a "remedial investigation" or RI. A remedial investigation is a study of the nature and extent of contamination at a cleanup site. After reviewing the RI, EPA and Illinois EPA decided to conduct a supplemental RI in order to fill in gaps in the data.

During the supplemental investigation from November 2010 to January 2011, waste piles, soil, sediment and water samples were analyzed for metals such as arsenic, cadmium, copper, lead, manganese and zinc. In addition, 10 new ground water monitoring wells were installed and old wells were reopened. The concrete slabs under buildings were tested for metals and to see how porous the concrete is.

Next steps

EPA's contractor is in the process of bidding out the OU1 cleanup work to sub-contractors. The project will take about five months to complete.

In OU2, fieldwork is complete and environmental regulators are awaiting laboratory results. From the information gathered, EPA and IEPA will write a "supplemental remedial investigation" report, followed by a "feasibility study" or FS. The FS will evaluate potential options for the final cleanup actions at OU2. EPA in consultation with Illinois EPA will present the cleanup options, including the Agency's preferred cleanup option, to the community at a meeting and receive input from the public through a comment period before selecting a final plan. The selected plan will then be explained in the ROD for OU2.



Key project milestones:

Year	Key Activities
2003 – 2007	<ul style="list-style-type: none"> • Site investigation by responsible party with Illinois EPA oversight.
2007	<ul style="list-style-type: none"> • Eagle Zinc is listed on the National Priorities List (NPL).
2008	<ul style="list-style-type: none"> • Sampling of contamination associated with buildings on-site.
2009	<ul style="list-style-type: none"> • Installation of fence around the site. • Interim Record of Decision (ROD) for building demolition.
2010	<ul style="list-style-type: none"> • Began remedial design for OU 1. • Began supplemental remedial investigation for OU 2. • Community interviews for community involvement plan.

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